

BELEN CITY COUNCIL REGULAR MEETING

September 4, 2018

6:00 p.m.

Mayor Jerah Cordova called the Regular Meeting of the Belen City Council to order at 6:03 p.m. Roll Call taken by Brian McBain, City Clerk.

PRESENT: Councilor Frank F. Ortega
Mayor Pro-Tem David Carter
Mayor Jerah R. Cordova
Councilor Ronnie Torres
Councilor Wayne Gallegos

CITY MANAGER: Leona Vigil

CITY CLERK: Brian McBain

REPORTER: Clara Garcia, VC News Bulletin

OTHERS: See attached Sign-in Sheet

PLEDGE OF ALLEGIANCE

Mayor Cordova led the Pledge of Allegiance.

APPROVAL OF AGENDA

Mayor Cordova asked for a motion to approve the agenda. Councilor Gallegos made a motion. Mayor Cordova asked for a second. Councilor Ortega seconded the motion.

Roll Call Vote:

Councilor Frank Ortega	Yes	
Councilor Ronnie Torres	Yes	
Councilor Wayne Gallegos	Yes	
Councilor David Carter	Yes	Motion Carried

APPROVAL OF MINUTES

Mayor Cordova asked for a motion to approve the Workshop minutes dated August 20, 2018 as presented. Councilor Gallegos made a motion. Mayor Cordova asked for a second. Councilor Torres seconded the motion.

Roll Call Vote:

Councilor Frank Ortega	Yes	
Councilor Ronnie Torres	Yes	
Councilor Wayne Gallegos	Yes	
Councilor David Carter	Yes	Motion Carried

Mayor Cordova asked for a motion to approve the Regular minutes dated August 20, 2018 as presented. Councilor Ortega made a motion. Mayor Cordova asked for a second. Councilor Gallegos seconded the motion.

Roll Call Vote:

Councilor Frank Ortega	Yes	
Councilor Ronnie Torres	Yes	
Councilor Wayne Gallegos	Yes	
Councilor David Carter	Yes	Motion Carried

PUBIC COMMENTS

Mayor Cordova asked if there was anyone with a public comment.

Jim Rende: Speaking as President of the Belen Mainstreet Partnership, as of last year one of the two objectives were to be known, to support this we have created a sign that we can put up and brand our organization, we are picking one thing that is unique to our City, we have focused on the railroad, we are refining this and will bring it back for Council information. The other thing is we are there to serve the community, City Council and Mayor, anything we can do to help we will, the Mayor came and presented some information on Old City Hall, we will be helping in this project and will work on it.

Pastor Ray Jaramillo: Would like to thank the Council for what they do, we love this community, we are here to support you all as well, there are a lot of good things going on in Belen, and we will be hosting an event this Saturday that will be focusing in on family, our Family Fest will be great for the community and we would like to invite the Council and Mayor to this event.

Leona Vigil: Would like to take some time to introduce the new Library Director Kathy Pickering, and new Airport Director John Thompson, welcoming them to Belen and excited for their plans in the future.

There were no other public comments and this portion of the meeting was closed.

PRESENTATIONS

A) PROCLAMATION OF “ATTENDANCE AWARENESS MONTH” FOR BELEN CONSOLIDATED SCHOOLS

Mayor Cordova read the proclamation, proclaiming the month of September 2018 as “Attendance Awareness Month” for Belen Consolidated Schools. Mr. Jeff Aragon thanked the Council for their consistent support for this very important issue in the schools, studies show that students will be more successful in school when they have high attendance.

B) 9/11 MEMORIAL EVENT CEREMONY

Fire Chief Manny Garcia presented the final itinerary for the 9/11 event in Belen. Sgt. First-Class Ortega thanked the Council for their support and stated it was a pleasure to serve in this community. Ms. Gloria Sanchez advised the history of this event and thanked everyone that helps in this annual event.

C) MUNICIPAL COURT UPDATE

Municipal Judge Kathy Savilla presented the Council with her department update, presenting a handout with court stats and numbers, showing an increase of cases in the court.

PUBLIC HEARING WITH POSSIBLE ACTION

APPROVAL/DISAPPROVAL OF AN ORDINANCE AMENDING THE CURRENT UTILITY RATES AND CHARGES ORDINANCE CONTAINED IN THE BELEN MUNICIPAL CODE CHAPTER 13.12

Mr. Brian McBain presented this ordinance to the Council, detailing the need for this ordinance to ensure structure to our rates and services and how they are charged. Councilor Carter would like to change the percentages of increase annually that effects the prices and how much people are charged annually, bringing all percentage increases in-line with the other to ensure unity in the increase because outside services are already higher than inside services. Ms. Leona Vigil advised that we need to pass this now to ensure our utility rates have complete structure but can bring this back in the future to make changes to the percentage of increase. Councilor Carter tasked Brian McBain with bringing this back to the Council to present changes to the percentages to show better unity throughout, giving a deadline of completion for March 2019.

Mayor Cordova asked if there was any discussion from the audience, there being no other discussion, Mayor Cordova closed the public hearing and opened up the floor to any Councilor comments or questions. The Council had no further questions or comments.

Mayor Cordova asked for a motion. Councilor Gallegos made a motion to approve. Mayor Cordova asked for a second. Councilor Carter seconded the motion. Roll Call Vote:

Councilor Frank Ortega	Yes
Councilor Ronnie Torres	Yes

Councilor Wayne Gallegos Yes
Councilor David Carter Yes Motion Carried

****Ordinance 2018-05****

DISCUSSION WITH POSSIBLE ACTION

APPROVAL/DISAPPROVAL OF CHANGE ORDER #4 FOR THE BELEN FIRE STATION.

Molzen-Corbin was not present for this meeting so Fire Chief Manny Garcia presented this change order advising that a fence needs to be placed around the Fire Station and the installation of IT functions came in a bit higher than expected, this will not affect the overall cost of the project as there have been some changes that have given credit to the project and the fire fund can also cover some of this cost. The total for the fence is \$13,634.75 and for IT is \$10,000.

Mayor Cordova asked for a motion. Councilor Gallegos made a motion to approve. Mayor Cordova asked for a second. Councilor Torres seconded the motion. Roll Call Vote:

Councilor Frank Ortega Yes
Councilor Ronnie Torres Yes
Councilor Wayne Gallegos Yes
Councilor David Carter Yes Motion Carried

APPROVAL/DISAPPROVAL OF A RESOLUTION FOR FY2019 BUDGET ADJUSTMENTS

Ms. Roseann Peralta presented the need for these changes, detailing the adjustments to fund a prior year payment and appropriations for the VA Memorial, we also had additions to the well tank repair, but this also includes the addition of a Utility Supervisor and the executive position of Community Services Director, the supervisor will be covered by the water fund and the director will come out of general fund if passed. Councilor Carter stated his concerns about the new positions and while this may work for this budget, how this will affect future budgets to keep these employees into the next fiscal year, he is also concerned with the water fund, and how this is now dwindling. Ms. Peralta also detailed some of the GRT information and how the increases are put into the budget and revenue. Councilor Gallegos advised he was happy with the breakdown of GRT and thinks that we will get there into the future, stating that the two proposed positions are needed and not just wanted. Councilor Ortega wanted to know the cash on hand that we have in our general fund, but Ms. Peralta did not currently have those numbers. Councilor Ortega expressed his concerns with the new positions and where this will leave us into the future in keeping these positions, and the strain this may put on the general fund itself. Mayor Cordova advised that he feels there is a need for the executive director position but is not convinced about the need to utility supervisor. Mr. Leona Vigil advised that both positions will be used to ensure efficiency in operations and to ensure there are better checks and balances in the lease/contract process as well as special events in the City as the executive positions will be in charge of these processes. Mr. Brian McBain advised the Council that given the new water meter project, the structure of operations has changed in the City, the front office utility clerks not handle all issues with meter reads, they do this in the office and have the majority of the responsibility, instead of the water workers in the field, changing the way the office runs, which justifies the need for this Utility Supervisor Positions, which will be used as a check and balance and will have the ability to audit more frequently. Councilor Torres advised that in the future we may be able to cut back on the water department field workers through attrition which can help supplement the cost for the supervisor in the office area. Councilor Carter would like Roseann to bring back these positions, showing how this will affect us into the future and how creative we can get to fund these new positions themselves.

Mayor Cordova asked for a motion. Councilor Carter made a motion to approve items 7-11 and 18-23 on the list and bring back items 1-6 and 12-17 with better funding options. Mayor Cordova asked for a second. Councilor Gallegos seconded the motion. Roll Call Vote:

Councilor Frank Ortega Yes
Councilor Ronnie Torres Yes
Councilor Wayne Gallegos Yes
Councilor David Carter Yes Motion Carried

****Resolution 2018-23****

APPROVAL/DISAPPROVAL OF A RESOLUTION AUTHORIZING THE FINAL SALE OF A PROPERTY LOCATED AT 105 ARAGON RD.

Mr. Steve Tomita presented this resolution, stating that this is needed to ensure the final sale is complete because we are selling this below the appraisal cost.

Mayor Cordova asked for a motion. Councilor Ortega made a motion to approve. Mayor Cordova asked for a second. Councilor Torres seconded the motion. Roll Call Vote:

Councilor Frank Ortega	Yes	
Councilor Ronnie Torres	Yes	
Councilor Wayne Gallegos	Yes	
Councilor David Carter	Yes	Motion Carried

****Resolution 2018-24****

APPROVAL/DISAPPROVAL OF AN MOU WITH BELEN SCHOOLS FOR THE SCHOOL RESOURCE OFFICER

Mr. Brian McBain presented this MOU to the Council, advising that he has sent this to the Chief Scoot Conner and there has been no objection to the terms of this agreement itself, this MOU has also been reviewed and passed by the Belen School Board.

Mayor Cordova asked for a motion. Councilor Gallegos made a motion to approve. Mayor Cordova asked for a second. Councilor Ortega seconded the motion. Roll Call Vote:

Councilor Frank Ortega	Yes	
Councilor Ronnie Torres	Yes	
Councilor Wayne Gallegos	Yes	
Councilor David Carter	Yes	Motion Carried

APPROVAL/DISAPPROVAL OF A RESOLUTION TO UPDATE "APPENDIX A" REFERENCING THE CITY'S UTILITY RATES AND CHARGES

Based on the discussion held during tonight's public hearing on the ordinance change, Mr. Brian McBain recommended that the Council table this item until the percentages in the ordinance have been updated before March of 2019 and then can be implemented in these rates.

Mayor Cordova asked for a motion. Councilor Carter made a motion to table this item. Mayor Cordova asked for a second. Councilor Gallegos seconded the motion. Roll Call Vote:

Councilor Frank Ortega	Yes	
Councilor Ronnie Torres	Yes	
Councilor Wayne Gallegos	Yes	
Councilor David Carter	Yes	Motion Carried

APPROVAL/DISAPPROVAL OF THE NOMINATIONS FOR THE IT COMMITTEE REPLACEMENTS OF IT AND COMMUNITY SERVICE MEMBERS.

Mayor Cordova advised that based in the new hires of IT Director and Library Director, these individuals will fit into the structure of the committee, and then nominated Kathy Pickering and Johnie Johnson to serve on the IT Committee.

Mayor Cordova asked for a motion. Councilor Carter made a motion to approve. Mayor Cordova asked for a second. Councilor Gallegos seconded the motion. Roll Call Vote:

Councilor Frank Ortega	Yes	
Councilor Ronnie Torres	Yes	
Councilor Wayne Gallegos	Yes	
Councilor David Carter	Yes	Motion Carried

DISCUSSION

A) FBO AGREEMENT WITH PROJECT FLIGHT

Mr. Steve Tomita presented the proposed FBO agreement that will bring in an International Flight School detailed as "Project Flight" which is setting forth an operator of the airport, they would have a hangar and services, also running the fuel operation and we would be charging rates that would increase our revenues, the critical aspect of this is that they would be taking over the insurance and all the risk that is part of running an airport. Mr. Douglas Christian with Vertical Limit Aviation advised they are working on international contracts to bring in around 500 student to this flight school, which eventually would lead to the construction of dorms, and training facilities, they are also looking at building a hanger that could help in the servicing of airliners as the tax breaks in the area would entice businesses, the plans and operations for the future of the airport are endless and can help grow the airport overall into the future. Mr. Tomita advised that they will be working with the new Airport Director, negotiating terms of the agreement, ensuring legal reviews the information and then bringing this back to the Council for consideration, this would include the lease of the hanger, fueling, aircraft repairs and other charges for services which would increase revenue to the City.

CITY MANAGER'S REPORT

Leona Vigil stated: The old baseball fields on Camino have been cleaned, millings being stored at water shop, still waiting on price quotes from the marketing firm, Well 7 will move forward with engineering as this has been approved by Homeland Security to proceed on repairs, we need approval for \$10,000 improvement to the walking path off Mesa Rd, Dale is working on task order for 3rd St. starting at Chavez and extend to Baca using MAP funds. Street and Water Departments are working on their CDL's, thank you to Councilor Carter for working with them, our Belen Police Department was recognized for their 4th accreditation in a row, the Chief is working with a group to fund raise for old city hall, they will make fake arrests during Rio Abajo days, Steve met with Molzen today to detail the Aragon sidewalk design, he is also needing direction on project for TIP and TAP which he will bring to the next Council meeting. Chief Garcia held ARFF training last Saturday, they did have an arson fire over the weekend that they are investigating, and fire staff will be at the Calvary Chapel event. Recreation is having an AAU basketball parent meeting tonight, youth volleyball just completed, there was a total of four teams, and we will be celebrating the City's 100th Incorporation Birthday for the City of Belen on 9/29/18, we will have an employee appreciation fundraiser at City Hall on Friday, selling Belen Tacos for \$5 during lunch. Code enforcement interviews are tomorrow, RSVP Health Fair will take place on 9/18, Bertha will be taking 90 seniors to the fair this week, Kevin from Molzen Corbin will be sending monthly project updated, another light pole was hit on Mesa Rd this morning. Councilor Carter advised that he would like to have the Rio Grande Elementary project move forward, it was already an existing service so this should not be charged a different fee. Councilor Gallegos advised that Moonlight and Greer Rd needs to be addressed as this is a bus route, we also need to reach out to Wal-Mart and see if they can do something with their private fire hydrant, it just looks bad to have this covered up. Councilor Ortega advised that he is concerned with the hydrants at Reinken and Mesa as well as to remove the dead hydrant on Camino and Mesa since a new one was placed. Councilor Torres advised that the pond on the south side of Camino next to the fields has a lot of silt build up and needs to be cleaned.

COMMUNICATIONS FROM THE CITY COUNCIL

Councilor Ortega stated: Working on obtaining funding for the VA Memorial Visitors Center, we did get the grant paperwork for the overall project and we are just waiting for RFP approval from the State.

Councilor Torres stated: Spoke about Alicia's dress shop would be a perfect spot for the Rende's, met with Mainstreet today on designs for buildings on Becker, on 9/12 we will have a BBQ for the new Airport Director and our ARFF team at the airport so we are all invited at 4 pm, I am also still waiting on a quote for the trees.

Councilor Gallegos stated: 21st and 22nd had an Older Americans Conference, 24th met with library café for lease concerns, also spoke with the housing about their lease to ensure compliance and how we need to proceed with some charges and agreement compliance which is something we can approve on. On the 27th met in Santa Fe with Homeland Security to tie up some loose ends on the funding, we will also be working on the grant funding for some of this also.

Councilor Carter stated: There is a stop sign covered by a hanging tree on 4th and Becker that needs to be trimmed, 8/22 met with Go Green company that helps in recyclables, 8/31 completed practice CDL training with staff.

Mayor Cordova stated: On the 21st had lunch with investor in a tiny home community, 23rd attended historic properties review board meeting, met with company about LED street lights which was informative but costly, did meet about Old City Hall for renovations, will be working on this in the future.

EXECUTIVE SESSION

APPROVAL/DISAPPROVAL TO ENTER INTO EXECUTIVE SESSION FOR THE DISCUSSION OF LIMITED PERSONNEL MATTERS CONCERNING THE POLICE DEPARTMENT, AS ALLOWED PER THE OPEN MEETINGS ACT 10-15-1 (H-2)

Mayor Cordova asked for a motion. Councilor Gallegos made a motion to enter into Executive Session. Mayor Cordova asked for a second. Councilor Torres seconded the motion. Roll Call Vote:

Councilor Frank Ortega Yes
Councilor Ronnie Torres Yes
Councilor Wayne Gallegos Yes
Councilor David Carter Yes Motion Carried

The Council entered into Closed Session at 9:05 pm

Mayor Cordova asked for a motion. Councilor Ortega made a motion to re-enter into Open Session. Mayor Cordova asked for a second. Councilor Torres seconded the motion. Roll Call Vote:

Councilor Frank Ortega Yes
Councilor Ronnie Torres Yes
Councilor Wayne Gallegos Yes
Councilor David Carter Yes Motion Carried

The Council returned to Open Session at 9:37 pm

Mayor Cordova asked for a motion to advise that the matters discussed in the closed meeting were limited only to those specified in the motion for closure, and no actions were taken. Councilor Carter made the motion. Mayor Cordova asked for a second. Councilor Ortega seconded the motion. Roll Call Vote:

Councilor Frank Ortega Yes
Councilor Ronnie Torres Yes
Councilor Wayne Gallegos Yes
Councilor David Carter Yes Motion Carried

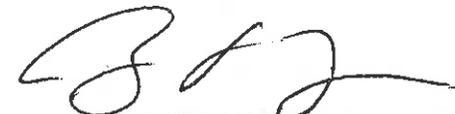
ADJOURNMENT:

Mayor Cordova asked for a motion to adjourn tonight's Regular Council Meeting. Councilor Carter made a motion to adjourn. Councilor Ortega seconded the motion. Roll Call Vote:

Councilor Frank Ortega Yes
Councilor Ronnie Torres Yes
Councilor Wayne Gallegos Yes
Councilor David Carter Yes Motion Carried



David Carter, Mayor Pro-Tem



Brian McBain, City Clerk/Treasurer